

**JAMUL DULZURA  
COMMUNITY PLANNING GROUP  
FINAL MINUTES  
Tuesday, March 22, 2011  
Approved April 12, 2011  
Oak Grove Middle School Library  
7:30 pm**

1. **Call to Order:** Michael Casinelli called the meeting to order at 7:35 p.m.
2. **Roll Call Present:** Dan Neirinckx, Michael Casinelli, Steve Wragg, Jonathan Shultz, Janet Mulder, Frank Hewitt, Jean Strouf, William Herde, Randy White, and Judy Bohlen  
  
**Absent:** Dale Fuller, Preston Brown, Yvonne Purdy-Luxton, Earl Katzer,  
  
**Excused:** Dan Kjonogaard,
3. **Motion to approve the Agenda for April 12, 2011 as posted 72 hours before the meeting and the minutes of March 22, 2011 Motion carried unanimously.**
4. **Open Forum - Opportunity for public to speak on any item not on the agenda,**
  - a. **Michael Casinelli** reported that County notified him to make sure all Board members turn in their Form 700 by March 31.
  - b. **Michael Casinelli** received notice that Board of Supervisors formally appointed **Preston Brown** for (Seat 3) with term expiring 1-07-13 and **Jean Strouf** (seat 10) and **William Herde** ( seat 14) both expire on 1/05/15. He welcomed them to the JDCPG and they took their seats at the table.
  - c. **Michael Casinelli** reported that the limit line at the Jefferson/Lyons Valley Road was brought up at the last meeting, and he contacted Ramon Santos and Giselle Finley and met with them on the site. They also had received concerns regarding the limit line on Olive Vista at Jefferson. They do have some legal requirements regarding the location of the limit line, and they will move the lines as far as they can. They removed the vegetation that was obstructing the view at Lyons Valley Road and Jefferson today that has improved the site distance considerably. The Construction Company told Mike that it would be 6 weeks before they can move it and so the County will probably be the ones to remove the old line and replace it with one that gives better site distance. There may be other signs added. **Jean Strouf** asked if we could check on speed limit signs posted on Skyline Truck Trail. **Dan Neirinckx** reminded us that unposted streets have a 55 mph speed limit. **Michael** will check on it.
5. **GPU Steering Committee Report –Dan Neirinckx** reported that the statement in the

last minutes covered the meeting that was held on March 11 as reported by Steve Wragg and the addition to the minutes sent in by Dan Neirinckx.

6. **GENERAL PLAN UPDATE – Dan Neirinckx presented** a letter regarding an inconsistency between our JDCPlan and the GPU. The County General Plan in Conservation Subdivision in SR1 was allowing a half-acre minimum, with which we did not agree. The County Staff felt that we could rectify this through a Minor impact category and Dan presented the following letter to be sent to Eric Gibson, Director DPLU and Dianne Jacob, District 2 Supervisor. **Dan Neirinckx moved we send the following letter and the motion passed unanimously:**

JAMUL DULZURA COMMUNITY PLANNING GROUP

To: Eric Gibson, Director DPLU

The recent General Plan Update Steering Committee meeting and the Board of Supervisors meeting of March 16, 2011 have both highlighted an existing conflict between the Jamul Dulzura Community Plan (JDCP) and the Proposed General Plan recommended by DPLU. The JDCP has historically and consistently set a minimum lot size for development at one-acre. The present community character of the Jamul Dulzura Community Planning area (which we desire to maintain) would be adversely affected by permitting new half-acre minimum lot sizes in Conservation Subdivisions SR1 designated zoning areas. The Jamul Dulzura Community Plan minimum one-acre lot size allows residents to keep large domestic animals such as horses on their property. One-half acre parcels are not of sufficient size to allow for larger animals without significant adverse impacts to adjacent residential properties. The one-acre minimum lot size promotes a more harmonious setting among adjacent property owners and maintains our rural community character.

Therefore, the Jamul Dulzura Community Planning Group at our March 22, 2011 meeting, by a vote of 13 yes; 0 No; 0 Abstentions to most strongly request and recommend that the existing minimum lot size for parcels within the JDCP SR1 designated areas remain at one acre. In addition a further motion was unanimously passed recommending that in the referral, JD16, the land density designation be SR4.

Furthermore, it is the strong belief that this change is within the MINOR impact category for proposed changes to the present GPU as recommended by DPLU.

Signed:

Jamul Dulzura Community Planning Group  
Michael Casinelli, Chair  
Dan Neirinckx, GPU Representative from JDCPG

**Dan Neirinckx** presented an additional request by the property owner who disagrees with the GPU plan. Staff has recommended SR10 and the existing zoning is 4 and 8. There are no constraints due to slope or flood plain. County's recommendation is because of habitat and fire danger. **Dan recommends that we continue with the existing zoning following our principle of not downzoning just to be doing it.** **Judy Bohlen** pointed out that all of the property in our area is considered heavy fire danger and if the habitat is so important then it should be purchased for the purpose of protecting it. **Yvonne Purdy-Luxton** pointed out that the property is close to the very high density of East Lake and it would be unreasonable to hold this property to such a low density.

**Dan Neirinckx moved we recommend that in the referral, JD16, the land density**

**designation be SR4. Motion carried unanimously.**

**Next meeting at which the Board of Supervisors will continue their discussions on GPU is April 13, 2011 and Dan will represent our JDCPG. Steve Wragg will be his backup representative.**

- 7. Community Evacuation Route Study for Jamul Dulzura – Dan Kjonggaard was ill and this item is continued until the next meeting and Bob Citrano will be present as well. Judy Bohlen** was at the Community Evacuation Route Study meeting and told us that this company was contracted by the County to study the mapping of the possible escape routes but there is no money to implement the plans, so this is an information item. **Yvonne Purdy Luxton** pointed out that if people are concerned about emergency escape routes then they should contact the CERT (Community Emergency Response Team) or Fire Safe Council or Disaster Bio-Terrorism Committee who have identified safe emergency routes.

- 8. Jamul Indian Village Casino Update – No Report.**

**9. JDCPG OFFICER’S ANNOUNCEMENTS AND REPORTS**

- a. Michael Casinelli** congratulated the new Board members & welcomed them.
- b. Michael Casinelli will not be here at the next meeting and asked Dan Neirinckx to post the Agenda at Jamul and Dale Fuller to post at Dulzura Post Office. Both agreed.**
- c. Letter from Carl Stiehl, of San Diego County,** inviting us to send a representative to a meeting on Wednesday, March 30 at 9 a.m. at DPLU regarding the development of options for an Equine Ordinance. **Dan Neirinckx** suggested **Sue Waters** be contacted and **Yvonne Purdy Luxton and Jean Strouf** will both attend representing the JDCPG. **Judy Bohlen** will also let **Linda Ivy** know about the meeting as well.

**Adjournment: Michael Casinelli, Chair,** adjourned the meeting 8:26 PM, reminding us that the next regular meeting is **April 12, 2011 at 7:30 p.m. at OAK GROVE MIDDLE SCHOOL LIBRARY**

Respectfully submitted,  
Janet Mulder, Secretary

Meeting minutes and agendas can be accessed at  
<http://www.sdcounty.ca.gov/dplu/CommunityGroups.html>.